



**MINUTES
REGULAR COUNCIL MEETING
April 2nd, 2019 / 6:00 pm**

- **CALL TO ORDER:** Completed at 6:00pm.
 - **PLEDGE OF ALLEGIANCE**
 - **ROLL CALL:** Spangers, Bissen, Pfiffner, Walsch
 - **ACTION TO CHANGE AGENDA:** Tom Danielson from Danielson Insurance to review insurance information
- Consent Agenda**

1.1	Minutes:	
	March 5 th , 2019	
1.2	Bills Payable Through:	March 28 th , 2019
1.3	Consolidated Balance Sheet:	March 28 th , 2019 (None)

1. **WELCOME to our NEW CITY CLERK/TREASURER!!!!-Lindsey Martell**
2. **Accept resignation of Council Member Feuerhelm:** Accept Letter of resignation from 3/12/19. Motion Spanjers, Second Pfiffner. Unanimous
3. **Swearing in of new Council Member Jerry Martell:** Motion to fill position. Motion Pfiffner, Second Spanjers. Unanimous.
4. **Water/Waste Water/City Engineer:** Vetch provided update on waste water training that was completed and he has taken his test. He will find out in 2-3 weeks if he has his Class D License.
5. **Police Dept./City Attorney**

2.1 Flood update: Police Chief Schuldt provided a flood update. There was a positive open forum with the public. A permit from the DNR to move forward on the Park restoration has been issued. Since meeting with the DNR they did give permission to reinforce and raise the hillside which is very important to move forward as soon as possible. Two areas of concern for the committee and the Engineer are the washout area near the swimming pool and also the path area near the culvert. They pose a safety issue and they will need to work with the Engineer and a permit will be needed outside of the park project. Schuldt talked to Chris Norgard the contact from home land security. Approximately \$200,000 is approved and earmarked for the construction in the park. There is a 75/25 split with the City responsible for the 25%. It is very important moving forward with the Park work to make sure bills and invoices and everything done is well documented and everything should be approved before they move forward. Schuldt would like better clarification in writing on the in-kind portion. The Flood Committee will need to be changed. Jerry Martell was formerly on the committee as a civilian. They will have 2 council members, Vetsch, Schuldt and a civilian. Mayor Walsch recommended Martell, Bissen, Schuldt, Vetsch, and then possibly Tom Bernsdorf would be good to have included on the committee. Martell noted that if any work would need to be bid out there might be a conflict of interest. Mayor Walsch stated if there needed to be a bid on any work where Bernsdorf was involved; he would be removed from the committee. Schuldt asked for some direction moving forward and noted the importance of getting started on the hillside. Schuldt asked if the committee could work with the Engineer and work to get bids on work that will be done to the hillside as he does not feel that this can be completed with volunteers. The Engineer noted that a project up to \$175,000 can be done without taking bids. The project could be divided up and they could request bids for the hillside portion and down in the park they can utilize the in-kind. He feels that a lot of the material in the park could be used. Mayor Walsch recommended the committee meet and move forward with the project. Vetch asked if Al would have an estimated price on the Hillside. He thought that it would be between \$15,000-\$20,000 if they utilize the material down below. Spanjers noted the importance that after this work is done, the City needs to look into registering Como Falls as a Historical Landmark.

2.2 Insurance update: Tom Danielson from Danielson Insurance provided updates on the Insurance Policies which renews on April 28th. Property coverage is up a little bit keeping pace with inflation. A schedule is provided for property insurance and he noted the rates for the property coverage are very good. Last year the fire hydrants were added and Tom noted that the bill that we received is not correct because they overcharged for the hydrants. Tom noted that a couple years prior they removed some buildings that are

located down at the ball park. Not much has changed for liability insurance. The only change for auto is the replacement value of the 2009 GMC from \$35,000 to \$50,000. The League has taken an approach to insuring vehicles on a replacement cost basis. If the item is worth \$20,000 they will not pay you more than 200% of the replacement value. They would like to move to actual cash value for vehicles that are over 10 years old. The one vehicle in question is the 2000 GMC Pumper which is insured at \$350,000. His suggestion is to talk to our vendors and ask what it would take to buy a GMC pumper and what that vehicle is worth. If they say it is only worth \$200,000 then he doesn't think we should insure it for more than \$200,000. We can still make the change from now until May 1st. Workers Comp- there have been a few claims which affected experience modification factor. Instead of getting a 15% credit, we received a 6% debit which bumped up the premium. Flood insurance- Matt and Tom had a conversation with National Flood Services and the premium for the old sewer treatment building will be increasing considerably. The reason there is a need to insure the building is because there is a loan on the building. Matt is going to call the USDA to see if the building could be released from loan and Tom is going to look to see if we can make adjustments to the coverage. Bissen asked about the insurance on the Levy. Tom explained that if the levy is properly maintained and there is a breach which causes damage downstream, there will be no coverage if they bring a claim against the city and the League would defend the city. If the city failed to properly maintain the levy and there was damage, there would be coverage which is liability type coverage for the city. Tom asked if the Council would like to approve the liability waiver form. Each year the City Council has to pass a resolution saying that they agree to waive the statutory monetary limit that the League has on its policy. If the city were negligent and someone was to get hurt, that injured party would not be limited to a \$500,000 limit of coverage policy, they would have a \$2,000,000 limit of coverage. Motion Martell, second Bissen. Unanimous. Committee signed the waiver.

6. **Streets / Maintenance:** Vetch said they started sweeping and cleaning drains. Bissen asked about Race street in front of the Park. Vetch said they would dig it out and patch it up. The council discussed some concerns about the street and possibly abandoning the street.
7. **Library Board:** Barb Bissen provided an update. The Board recently met. She provided some information on an online option for accessing books for free. The library had a resignation on the MET program so the Library will need to replace this position. Thursday night they will have a speaker coming to talk about refugees in Minnesota so Barb will need to help out as DeAnna needs to work in the Library. They are also looking at bringing in volunteers. Barb is looking into different prizes for the summer reading program, such as free pool passes or free golfing.
8. **Recreation Board:** The Recreation Board did have a meeting but there is not anything special happening. They are planning to get the pool drained down and they want to get rid of some of the material on the bottom.
9. **Planning Commission / Zoning:** Mark Carins would like to put up a shed on his property outside of town. He is in the Township, but the County would like a written letter of approval from the City of Hokah. There were no objections from the Council. Matt had a call from the State regarding St. Peter's daycare. They need to have the building inspected, however the La Crescent inspector would not come because it is not in his jurisdiction. Matt signed a form stating that the City did not have a building code.
10. **New Business:**
 - 8.1 **City Center Potential Renter/s:** Don Bissen has not heard back from the possible renter of the Gym.
 - Bluff Country Learning:** Hiawatha Valley Education District is interested in the space we have available. Bob, Cindy and Matt met with a representative and showed them around. The current renter is willing to move into another space so HVED is able to rent the space. Matt measured all rooms and they are interested in 3 classrooms in the back, the small closet, and they also would pay 50% rent on all bathrooms, gym, and the kitchen. Based on the square footage, their rent would be \$20,459.36/year and \$1,704.94/mo. They also would pay a cost share on heat, trash and electricity and paper supplies. They would be interested in sharing a larger internet server shared 50/50. They would have students who would be able to do different janitorial duties. They will need to bring all the information to their Board on April 9th and we will know more after that meeting. In the future they could possibly be interested in expanding into the entire 2nd floor. Martell made a motion to move forward with the proposal, Pfiffner, second. Unanimous.
 - 8.2 **Library-Book Shelves:** There is a need to remove the book shelves in the City Center to make space for the tables and chairs and space for the new renters. Barb Bissen said they would look at the shelves and find out if they could arrange some in the Library and send out emails to their contacts to see if others have a need.
11. **Old Business**
 - 9.1 Curb Stop Policy City Attorney Wieser is still working on this.
12. **Council Member's Comments/Community Input:** Martell-received a letter from Steve Christianson at Merchants Bank who received a letter from a man in California who had an old Hokah Postcard. He would like to send a Thank you letter to the gentleman with some new postcards. Ben-looking in to the digital sign and the electricians have taken a look. Hoping to get it up and running soon as the permit expires in 120 days. Don-no information. Pfiffner-The extension for the audit was approved and after April 15th, Jen from Nelson & Associates will come in to help prepare

for the audit.

13. **Mayor's Comments:** Only one person attended Meet the Mayor with Mayor Walsch. Mayor Walsch plans to have the Pancake Breakfast on April 14th with the Hokah Forever group and all proceeds will go to the Como Falls Park Restoration project. Mayor Walsch would like to plan for a bigger fundraiser for the Como Falls project in the future.
14. **Staff Correspondence:** No information.
15. **Correspondence Received**
16. **Announcements Next Council Meeting** May 7nd, 2019
15. **Items for next Agenda:** Curb Stop Policy. Book Shelves.
16. **Adjournment:** Bissen Motion, Spanjers second. Unanimous.